



Department of Planning, Housing, & Community Development

Mayor, Matthew T. Ryan
Director, Tarik Abdelazim

Date: 23 July 2013
To: Commission on Architecture & Urban Design Members
Subject: **31 Lewis Street – Signage**
Tax ID: 160.25-2-26
Case: CAUD 2013-25
Copies: G. Tedino; K. Hunink; file

A. Review Requested

On 11 July 2013, Kelly-Jo Hunink, representing the sign contractor, submitted a sign application for the property located at 31 Lewis Street. The building is located in the Rail Terminal Local and National Register Historic District, and all exterior modifications, including signage, must be reviewed and approved by the Commission on Architecture and Urban Design (CAUD).

B. Proposal

A new business located in this building has proposed one (1) wall sign, measuring 56 square feet. The wall sign is a flat, non-illuminated sign.

C. Permitted Sign Regulations

31 Lewis Street is located in the C-1, Service Commercial District and the following regulations apply:

Permitted

- All structural types
- 2 sign per frontage per activity
 - Wall sign
 - Max. size 72 square feet
- Illumination permitted

Proposed

Wall Sign
1 sign proposed

56 square feet
no illumination proposed

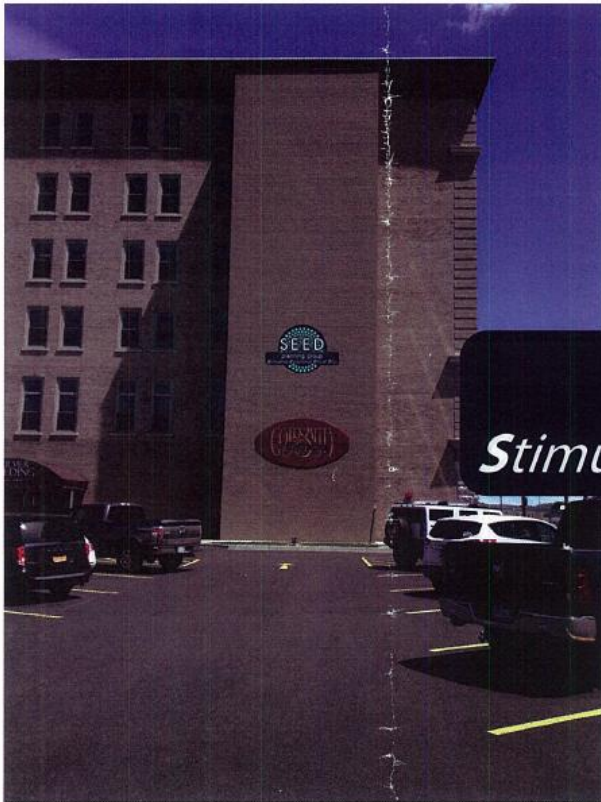
D. Staff Findings

Per the City of Binghamton Historic Design Guidelines, wall signs are considered appropriate for the Historic District. The placement of a wall sign on an unadorned wall is considered appropriate.

The proposed wall sign is in conformance with the City of Binghamton Zoning Code.

The placement of the sign on the non-original tower addition is appropriate; however, as a general practice it is still better to attach the wall sign in the mortar and not the bricks. The Commission should include this as a condition on any approval.

E. Photographs



Overall 8'h x 12'w, all aluminum structure with vinyl printed and covered faces
Installed onto building. Non-Illuminated.

Proposed sign and mock-up as submitted by the Applicant

